

**Certificate of Notice Page 1 of 3**  
**United States Bankruptcy Court**  
**Eastern District of Pennsylvania**

In re:  
 Tilda A. Sanders  
 Debtor

Case No. 17-16836-jkf  
 Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0313-2

User: TashaD  
 Form ID: pdf900

Page 1 of 1  
 Total Noticed: 2

Date Rcvd: Oct 07, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 09, 2019.

db +Tilda A. Sanders, 1914 73rd Avenue, Philadelphia, PA 19138-2711  
 +KML Law Group, P.C., Suite 5000-BNY Independence Center, 701 Market Street,  
 Philadelphia, PA 19106-1538

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
 NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE.

TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
 USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Oct 09, 2019

Signature: /s/Joseph Speetjens

**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 7, 2019 at the address(es) listed below:

JOHN L. MCCLAIN on behalf of Debtor Tilda A. Sanders aaamcclain@aol.com, edpabankcourt@aol.com  
 KEVIN G. MCDONALD on behalf of Creditor AmeriHome Mortgage Company, LLC  
 bkgroup@kmllawgroup.com  
 KEVIN G. MCDONALD on behalf of Creditor MIDFIRST BANK bkgroup@kmllawgroup.com  
 MATTEO SAMUEL WEINER on behalf of Creditor AmeriHome Mortgage Company, LLC  
 bkgroup@kmllawgroup.com  
 POLLY A. LANGDON on behalf of Trustee FREDERICK L. REIGLE ecfmail@readingch13.com,  
 ecf\_frpa@trustee13.com  
 POLLY A. LANGDON on behalf of Trustee SCOTT F. WATERMAN (Chapter 13) ecfmail@readingch13.com,  
 ecf\_frpa@trustee13.com  
 SCOTT F. WATERMAN (Chapter 13) ECFMail@ReadingCh13.com, ecf\_frpa@trustee13.com  
 United States Trustee USTPRegion03.PH.ECF@usdoj.gov

TOTAL: 8

**IN THE UNITED STATES BANKRUPTCY COURT  
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

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IN RE: Tilda A. Sanders

Debtor(s)

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MIDFIRST BANK

v.

Tilda A. Sanders

and

Scott F. Waterman

Trustee

Chapter 13

NO. 17-16836 JKF

**ORDER**

AND NOW, this 7th day of October , 2019 upon the filing of a Certification of Default by the Moving Party in accordance with the Stipulation of the parties approved on it is ORDERED ~~AND DECREED~~ that:

The Automatic Stay of all proceedings, as provided under 11 U.S.C. Sections 362 and 1301 of the Bankruptcy Reform Act of 1978 (The Code) 11 U.S.C. 11 U.S.C. Sections 362 and 1301 (if applicable), is modified to allow MIDFIRST BANK and its successor in title to proceed with the execution process through, among other remedies but not limited to Sheriff's Sale regarding the premises 1914 73rd Avenue Philadelphia, PA 19138.

The stay provided by Bankruptcy Rule 4001(a)(3) has been waived.



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United States Bankruptcy Judge.

Jean K. FitzSimon

cc: See attached service list

Tilda A. Sanders  
1914 73rd Avenue  
Philadelphia, PA 19138

Scott F. Waterman  
2901 St. Lawrence Ave.  
Suite 100  
Reading, PA 19606

John L. McClain Esq.  
P.O. Box 123 (VIA ECF)  
Narberth, PA 19072

KML Law Group, P.C.  
Suite 5000 – BNY Independence Center  
701 Market Street  
Philadelphia, PA 19106-1532